

TOWN OF WILBRAHAM
240 Springfield Street
Wilbraham, Massachusetts 01095
(413) 596-2800, EXT. 204



WILBRAHAM CONSERVATION COMMISSION

MEETING MINUTES FROM JANUARY 12, 2015

The Conservation Commission meeting was called to order at 7:00 PM

Members present: Christopher Brown, Chairman, George Reich, Jim Roberts, Robert McMaster, Paul Ekness and Stoughton Smead

Staff: Melissa Graves, Administrative Assistant

Appointment 6 Decorie Drive

Present: Attorney Tully (representing the Town) and Attorney Phillips (representing the Basile's)

The Conservation Commission became aware of a structure that was built on Town-owned Conservation property. It is an attached garage to a single-family home that was built in the 50's and was owned by the same family until the Basile's purchased it. A recent survey showed the structure to be encroaching on Conservation Commission property by several feet. This is a recently sold property and the new owners became aware of the situation during the purchase process. They went ahead with the transaction knowing of the encroachment with the hope that something could be arranged after the fact.

The current owners of 6 Decorie Drive are proposing to sell a portion of their property to the Town in exchange for the same amount of Town-owned property to make their structure conforming to the Zoning setback requirements. This type of transaction would take several steps including a site plan review from the Planning Board, approval from the Board of Selectmen/Conservation Commission, acceptance at the Annual Town Meeting and a 2/3 affirmative vote of the Massachusetts General Court. The property owner has offered to pay \$3000 to cover any legal fees associated with the transaction.

The Conservation Commission members present felt it was necessary to visit the site prior to making a decision.

Order of Conditions Bruuer Pond/Sevey Park

Motion: George Reich, issue the standard DEP Order of Conditions with no additional special conditions

2nd: Jim Roberts

Unanimously in favor: George Reich, Jim Roberts, Robert McMaster, Paul Ekness and Stoughton Smead

Minutes: December 1, 2014

Motion: Jim Roberts, accept minutes as written

2nd: Paul Ekness

Unanimously in favor: George Reich, Jim Roberts, Robert McMaster, Paul Ekness and Stoughton Smead

Shady Lane Letter from an abutter

The Commission received a letter from an abutter describing apparent alterations made to a Town-owned property on Shady Lane. The letter indicated that a direct abutter to the property started cutting down trees, dumping leaves into the vernal pond and creating a walking path. It would be tough to observe any violations at this time and the Commission will take up this matter as the snow melts and they can get a clear view of the property.

Items to remain on the agenda for further discussion:

- The addition of a by-law regarding a “no disturb” zone to any resource location
- Consultant Fee under G.L. Ch. 44§53G
- Rules and Regulations for Conservation Property

Having no further business, the meeting was adjourned at 7:50 PM. The Conservation Commission will reconvene at its next scheduled meeting on Monday, January 26, 2015 at 7:00 PM.

Submitted:

Approved As To Form And Content:

Melissa Graves, Administrative Assistant

Christopher Brown, Chairman

Date: _____

Date: _____